

049.A

0002

0003.A

Map

Block

Lot

1 of 1
CARDCondominium
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
336,300 / 336,300
336,300 / 336,300
336,300 / 336,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
47		MYSTIC ST, ARLINGTON

OWNERSHIP	Unit #:	3A
-----------	---------	----

Owner 1: SOLIDAY MARY LOU		
---------------------------	--	--

Owner 2:		
----------	--	--

Owner 3:		
----------	--	--

Street 1: 47 MYSTIC ST UNIT 3A		
--------------------------------	--	--

Street 2:		
-----------	--	--

Twn/City: ARLINGTON		
---------------------	--	--

St/Prov: MA	Cntry:	Own Occ: Y
-------------	--------	------------

Postal: 02474		Type:
---------------	--	-------

PREVIOUS OWNER

Owner 1: KOLODZIEJ ANDREA M -		
-------------------------------	--	--

Owner 2: -		
------------	--	--

Street 1: 317 ECHO RIDGE RD		
-----------------------------	--	--

Twn/City: SWANSBURY		
---------------------	--	--

St/Prov: NC	Cntry:	
-------------	--------	--

Postal: 28584		
---------------	--	--

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1971, having primarily Brick Veneer Exterior and 734 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R7	APTS MED		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6038																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	336,300			336,300		126438
							GIS Ref
							GIS Ref
							Insp Date
							10/27/17



USER DEFINED

Prior Id # 1: 126438
Prior Id # 2:
Prior Id # 3:
Prior Id # 1: 12/30/21 00:07:31
Prior Id # 2:
Prior Id # 3:
LAST REV
Date Time
12/30/21 00:07:31
mmcmakin
4153
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

SALES INFORMATION

TAX DISTRICT		Parcel ID	PAT ACCT.						
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KOLODZIEJ ANDRE	71089-520	1	5/31/2018		335,000	No	No		
	12964-175		4/22/1976			No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
10/27/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH													
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average	646-2305, Building Number 1.																			
Sty Ht: 1	- 1 Story			A Bath:	Rating:																				
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																				
Foundation: 1	- Concrete			A 3QBth:	Rating:																				
Frame: 2	- Steel			1/2 Bath: 0	Rating: Average																				
Prime Wall: 8	- Brick Veneer			A HBth:	Rating:																				
Sec Wall:				OthrFix:	Rating:																				
Roof Struct: 4	- Flat			OTHER FEATURES																					
Roof Cover: 4	- Tar & Gravel			Kits: 1	Rating: Average	1st Res Grid Desc: Line 1 # Units 1																			
Color: BRICK				A Kits:	Rating:																				
View / Desir:				Frpl: 0	Rating: Average																				
GENERAL INFORMATION				WSFlue:	Rating:																				
Grade: C	- Average			CONDOS INFORMATION																					
Year Blt: 1971	Eff Yr Blt:				Location: F	- Front	No Unit RMS BRS FL																		
Alt LUC:	Alt %:			Total Units:		1 3 1 0																			
Jurisdict:	Fact: .			Floor: 1	- 1st Floor																				
Const Mod:				% Own: 1.789999962																					
Lump Sum Adj:				Name: 23	- 6038																				
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN													
Avg Ht/FL: STD				Phys Cond: AV	- Average	28.	%	Exterior:		No Unit	RMS	BRS	FL												
Prim Int Wal: 2	- Plaster			Functional:			%	Interior:		1	3	1	0												
Sec Int Wall:				Economic:			%	Additions:																	
Partition: T	- Typical			Special:			%	Kitchen:																	
Prim Floors: 4	- Carpet			Override:			%	Baths:																	
Sec Floors:				Total:	28.8	%		Plumbing:																	
Bsmnt Flr:				CALC SUMMARY				Electric:																	
Subfloor:				Basic \$ / SQ: 325.00		COMPARABLE SALES				Heating:															
Bsmnt Gar:				Size Adj.: 1.31743872		Rate	Parcel ID	Typ	Date	Sale Price	General:														
Electric: 3	- Typical			Const Adj.: 1.00909925						Totals															
Insulation: 2	- Typical			Adj \$ / SQ: 432.064						1	3	1													
Int vs Ext: S				Other Features: 32757																					
Heat Fuel: 3	- Electric			Grade Factor: 1.00																					
Heat Type: 6	- Elec Base/B			NBHD Inf: 1.35000002																					
# Heat Sys:				NBHD Mod:																					
% Heated: 100	% AC: 100				LUC Factor: 1.00																				
Solar HW: NO	Central Vac: NO				Adj Total: 472354					WtAv\$/SQ:	AvRate:	Ind.Val													
% Com Wal	% Sprinkled				Depreciation: 136038					Juris. Factor:		Before Depr:	583.29												
					Depreciated Total: 336316					Special Features:	0	Val/Su Net:	458.17												
										Final Total:	336300	Val/Su SzAd:	458.17												
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:													
SPEC FEATURES/YARD ITEMS				PARCEL ID 049.A-0002-0003.A												IMAGE				AssessPro Patriot Properties, Inc					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value							
More: N	Total Yard Items:				Total Special Features:								Total:												